

1 Avalon Way

, Worthing, BN13 2TP

Guide price £400,000

Freehold / Council Tax Band C



This spacious CHAIN FREE semi detached family home is ideally located in the convenient position of Worthing and benefits from a generous corner plot. The property boasts an impressive 87 square metres of living accommodation.

The accommodation comprises, entrance porch into hallway, lounge with double doors into spacious kitchen/diner with breakfast bar and a range of base and eye level units. There is a large half brick conservatory with Ultalite roof (2024) providing access to the garden.

To the first floor, there are three bedrooms with a family bathroom with white suite.

Externally, the property occupies a generous corner plot with lawned front garden. To the side and rear there is a large garden offering a selection of hard standing and decked seating areas with sheltered veranda, a lawn and flower beds. There is a garden home office with electric and broadband as well as access to separate brick garage and driveway.

Situated in Avalon Way, the property is ideally located with local shops nearby at Manor Parade which cater for everyday needs. Tesco is also close by, along with David Lloyd health & fitness centre. The nearest mainline railway station is Durrington-on-Sea, which gives great links to most major towns and cities. Buses also serve the area.

### Entrance Porch







Hallway

Lounge  
12'9 x 11'11 (3.89m x 3.63m)

Spacious Kitchen/Diner  
15'2 x 10'6 (4.62m x 3.20m)

Large Conservatory  
15'2 x 12'7 (4.62m x 3.84m)

Bedroom With Fitted Wardrobes  
8'8 x 8'11 (2.64m x 2.72m)

Bedroom With Fitted Wardrobes  
12'9 x 8'5 (3.89m x 2.57m)

Bedroom  
9'3 x 6" (2.82m x 1.83m)

Bathroom

Home Office With Electric &  
Broadband

Garage With Driveway





Floor Plan



Viewing

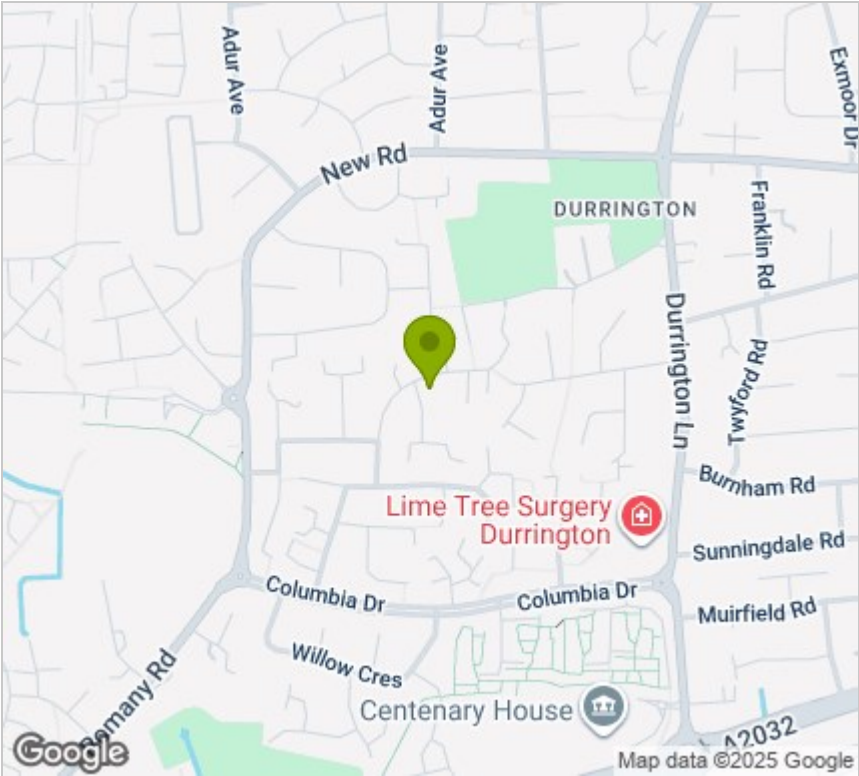
Please contact our Worthing Office on 01903 958770 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

